

A DECLARATORY RESOLUTION designating an  
"Economic Revitalization Area" under I.C. 6-  
1.1-12.1 for property commonly known as 2920  
Connett Avenue, Fort Wayne, Indiana 46802.  
(Thornhill Oil Company, Inc.)

WHEREAS, Petitioner has duly filed its petition dated  
September 2, 1994 to have the following described property  
designated and declared an "Economic Revitalization Area" under  
Section 153.02 of the Municipal Code of the City of Fort Wayne,  
Indiana, of 1993, as amended, and I.C. 6-1.1-12.1, to wit:

Attached hereto as "Exhibit A" as if a part herein;

and

WHEREAS, said project will retain 18 permanent jobs for a  
total annual payroll of \$533,200, with the average annual job  
salary being \$29,622; and

WHEREAS, the total estimated project cost is \$145,000; and

WHEREAS, it appears the said petition should be processed to  
final determination in accordance with the provisions of said  
Division 6.

NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF THE  
CITY OF FORT WAYNE, INDIANA:

SECTION 1. That, subject to the requirements of Section 6,  
below, the property hereinabove described is hereby designated  
and declared an "Economic Revitalization Area" under I.C. 6-1.1-  
12.1. Said designation shall begin on the effective date of the  
Confirming Resolution referred to in Section 6 of this Resolution  
and shall continue for one (1) year(s) thereafter. Said  
designation shall terminate at the end of that one (1) year  
period.

SECTION 2. That, upon adoption of the Resolution:

- (a) Said Resolution shall be filed with the Allen County  
Assessor;



1 (b) Said Resolution shall be referred to the Committee on  
2 Finance and shall also be referred to the Department of  
3 Economic Development requesting a recommendation from  
4 said department concerning the advisability of  
5 designating the above designated area an "Economic  
6 Revitalization Area";

7 (c) Common Council shall publish notice in accordance with  
8 I.C. 6-1.1-12.1-2.5 and I.C. 5-3-1 of the adoption and  
9 substance of this resolution and setting this  
10 designation as an "Economic Revitalization Area" for  
11 public hearing;

12 (d) If this Resolution involves an area that has already  
13 been designated an allocation area under I.C. 36-7-14-  
14 39, then the Resolution shall be referred to the Fort  
15 Wayne Redevelopment Commission and said designation as  
16 an "Economic Revitalization Area" shall not be finally  
17 approved unless said Commission adopts a Resolution  
18 approving the petition.

19 **SECTION 3.** That, said designation of the hereinabove  
20 described property as an "Economic Revitalization Area" shall  
21 apply to a deduction of the assessed value of real estate.

22 **SECTION 4.** That, the estimate of the number of individuals  
23 that will be employed or whose employment will be retained and  
24 the estimate of the annual salaries of those individuals and the  
25 estimate of the value of redevelopment or rehabilitation, all  
26 contained in Petitioner's Statement of Benefits, are reasonable  
27 and are benefits that can be reasonably expected to result from  
28 the proposed described redevelopment or rehabilitation.

29 **SECTION 5.** That, the current year approximate tax rates for  
30 taxing units within the City would be:

31 (a) If the proposed development does not occur, the  
32 approximate current year tax rates for this site would  
be \$9.3184/\$100.

1 (b) If the proposed development does occur and no deduction  
2 is granted, the approximate current year tax rate for  
3 the site would be \$9.3184/\$100 (the change would be  
negligible).

4 (c) If the proposed development occurs and a deduction  
5 percentage of fifty percent (50%) is assumed, the  
6 approximate current year tax rate for the site would be  
7 \$9.3184/\$100 (the change would be negligible).

8 **SECTION 6.** That, this Resolution shall be subject to being  
9 confirmed, modified and confirmed, or rescinded after public  
10 hearing and receipt by Common Council of the above described  
11 recommendations and resolution, if applicable.

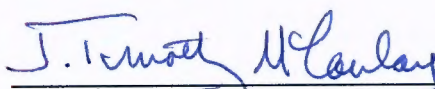
12 **SECTION 7.** Pursuant to I.C. 6-1.1-12.1, it is hereby  
13 determined that the deduction from the assessed value of the real  
14 property shall be for a period of ten (10) years.

15 **SECTION 8.** That, the benefits described in the Petitioner's  
16 Statement of Benefits can be reasonably expected to result from  
17 the project and are sufficient to justify the applicable  
18 deductions.

19 **SECTION 9.** That, this Resolution shall be in full force and  
20 effect from and after its passage and any and all necessary  
21 approval by the Mayor.

22  
23   
24 \_\_\_\_\_  
25 Member of Council

26  
27 APPROVED AS TO FORM AND LEGALITY

28  
29   
30 \_\_\_\_\_  
31 J. Timothy McCaulay, City Attorney  
32



Bloom Bop

76- 25326

JAR-EVM  
9-17-76Thornhill Co.  
P.O. Box 5034  
Fort Wayne, IN  
46805SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that TEXACO INC., formerly The Texas Company, a Delaware corporation, with offices at 332 South Michigan Avenue, Chicago, Illinois 60604, Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration to it in hand paid, receipt whereof is hereby acknowledged, does hereby convey and specially warrant unto ROBERT J. THORNHILL and NORMA G. THORNHILL, husband and wife, of Fort Wayne, Indiana, Grantees, the following described premises situated in the County of Allen, State of Indiana, to-wit:

[ Lots numbered Thirty-two (32), Thirty-three (33), Thirty-four (34), Thirty-five (35), Thirty-six (36) and Thirty-seven (37) in Connett's Out Lots in Section Sixteen (16), Township Thirty (30) North, Range Twelve (12) East. ]

TO HAVE AND TO HOLD the said premises unto the said Grantees, their heirs, administrators, executors and assigns forever.

SUBJECT, HOWEVER, to taxes and assessments for the year 1976, and thereafter, building lines, covenants, conditions, easements and restrictions or record, party wall rights or agreements, if any, roads and highways and building ordinances.

And the said Grantor, for itself, and its successors, does covenant, promise and agree, to and with the said Grantees, their heirs, administrators, executors and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited, and that the said premises, against all persons lawfully claiming, or to claim the same, by,

Indiana through or under it, it will warrant and forever defend.  
Sale of Real Estate

IN WITNESS WHEREOF, Grantor has caused these presents

aid by  
Grantor  
Grantor  
Date Paid Oct 8, 1976  
Amount Paid \$ 824.00  
Treasurer's Receipt # 279899  
Allen County

DULY ENTERED FOR TAXATION

OCT 8 1976

Jan D. Uebelacker  
AUDITOR OF ALLEN COUNTY

Instrument J

8430

1976 OCT -8 PM 3:26

ALLEN COUNTY RECORDER

June G. P. [Signature]



to be signed by its duly authorized officers and its corporate seal affixed hereto this 24th day of September, 1976.

ATTEST:

TEXACO INC.

*Mary K. Dick*

By *X W. M. Fisher*

Assistant Secretary  
Mary K. Dick

W. M. Fisher, Vice President

FORM APPROVED

STATE OF NEW YORK

SS.

COUNTY OF NEW YORK

*John A. Ramsey*  
JOHN A. RAMSEY

Before me, a Notary Public in and for said County and State, personally appeared W. M. Fisher, Vice President of Texaco Inc., who acknowledged execution of the foregoing deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and notarial seal this 24th day of September, 1976.

My Commission Expires:

*Mary M. Malcom*  
Mary M. Malcom, Notary Public

MARY M. MALCOLM

Notary Public, State of New York

No. 30-7678170

Qualified in Nassau County

Cert. Filed in New York County

Commission Expires March 30, 1978

STATE OF ILLINOIS

SS.

COUNTY OF COOK

Before me, a Notary Public in and for said County and State, personally appeared Mary K. Dick, Assistant Secretary of Texaco Inc., who acknowledged execution of the foregoing deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and notarial seal this 27th day of September, 1976.

My Commission Expires:

October 31, 1976

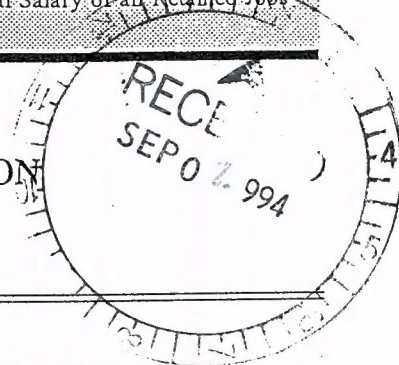
*Emily V. Morrison*  
Emily V. Morrison, Notary Public

This instrument was prepared by John A. Ramsey, Attorney, Texaco Inc.



Declaratory Passed	19 <u>94</u>
Confirmatory Passed	19 <u>94</u>
FT Jobs Currently	
PT Jobs Currently	
\$ <u>29,621</u>	Current Average Annual Salary

S 0 0 FT Jobs to be Created  
0 PT Jobs to be Created  
 Avg Annual Salary of all New Jobs  
18 FT Jobs to be Retained  
18 PT Jobs to be Retained  
 Avg Annual Salary of all Retained Jobs



APPLICATION IS FOR:

Real estate key no.: 94-2403-0032

☒ Real Estate Improvements . . . . . Total cost of improvements: \$ 145,000

☐ Personal Property (New Manufacturing Equipment) . . . Total cost of improvements: \_\_\_\_\_

TOTAL OF ABOVE IMPROVEMENTS:\$145,000

Applicant's name: Robert J Thornhill & Norma G. Thornhill Telephone: 219-483-5478

Name of applicant's business: Thornhill Oil Company Inc

Address of applicant: 3606 Kirkwood Circle

Ft. Wayne, IN 46805

Address of property to be designated: 2920 Connett Avenue, Ft. Wayne, IN 46802

Name of business to be designated, if applicable: Thornhill Oil Company, Inc

Contact person:

Name: Robert J. Thornhill Telephone: 219-432-9407

Address: 2920 Connett Avenue

Ft. Wayne, In 46802

☐ Yes ☒ No Do you plan to request state or local assistance to finance public improvements?

☐ Yes ☒ No Will the proposed project have any adverse environmental impact?

Describe: \_\_\_\_\_

Describe the product or service to be produced or offered at the project site?

Expansion of office building

In order to be considered an Economic Revitalization Area, Indiana Law requires that the area be undesirable of normal development. What evidence can be provided that the property on which the project is located has become undesirable for, or impossible of, normal development and occupancy because of age, lack of development, cessation of growth, deterioration of improvements or character of occupancy, obsolescence, substandard buildings or other factors which have impaired values or prevent a normal development of property or use of property or is an area where a facility or a group of facilities that are technologically, economically, or energy obsolete are located and where the obsolescence may lead to a decline in employment and tax revenues?

In addition to adding to our present office building, we will update the outside exterior of our present office building. This will improve the beauty of the entire area and enhance the value of the entire area. This in turn should assist in new businesses being attracted to expand in this economic area of the city.



Complete this section of the application only if requesting a deduction from assessed value for real estate improvements.

Describe any structure(s) that is/are currently on the property: Office building, warehouse, petroleum bulk plant

Describe the condition of the structure(s) listed above: Office building and warehouse are brick construction kept completely updated and good repair. Petroleum bulk plant is up-to-date and meets all fire and life Marshall requirements.

Describe improvements to be made to property to be designated: New addition to be added to office building to approximately double its size, and the exterior of present building will be updated and modernized.

Start and stop dates for project: 9/20/94 - 12/31/94

Current land assessment: \$ 22,400.00 Current improvements assessment: \$ 31,600.00

Current total real estate assessment: \$ 54,000

Most recent annual property tax bill on property to be designated: \$ 5266.41

What is the anticipated first year tax savings attributable to this designation? \$ 4500.00

How will you use these tax savings? These savings are to be used to expand and improve retail location in other areas of Fort Wayne.

PERSONAL PROPERTY ABATEMENT

Complete this section of the application only if you are requesting a deduction from assessed value for installation of new manufacturing equipment.

Describe the new manufacturing equipment to be installed at the project site: \_\_\_\_\_

Equipment purchase start & stop dates: \_\_\_\_\_ Equipment installation start and stop dates: \_\_\_\_\_

Current personal property assessment: \$ \_\_\_\_\_ Most recent annual personal property tax bill: \$ \_\_\_\_\_

What is the anticipated first year tax savings attributable to this designation? \$ \_\_\_\_\_ How will you use these savings? \_\_\_\_\_

PUBLIC BENEFIT INFORMATION

Permanent full-time and part-time employment by the applicant in Fort Wayne?

Current: 18 Full-time 0 Part-time Average annual salary of all: \$ 29622.22

Current annual area payroll: \$ 533200.00

Number of permanent full-time and part-time employees to be created or retained as a result of this project?

Created: 0 Full-time 0 Part-time Average annual salary of all: \$ 0

Retained: 18 Full-time 0 Part-time Average annual salary of all: \$ 29622.22

When do you anticipate reaching the above levels of employment? Now- Just hired two new employees to support this project.

Additional annual area payroll as a result of this project: \$ 0 - 2 new employees just hired for \$30,000.00

Positions or jobs to be created as a result of this project? Clerical workers

Annual salaries of all jobs to be created/retained from this project?

High \$ 80,000.00 Low \$ 15,000.00 Average \$ 29622.22



Check the boxes below if the jobs to be created will provide the listed benefits:

- ☒ Pension Plan  
☐ Tuition Reimbursement  
☒ Major Medical Plan

- ☒ Life Insurance  
☒ Disability Insurance

List any benefits not mentioned above:

Will your company use any of the following employment and training agencies to recruit/train new employees? If so, please check the appropriate boxes:

- ☐ Anthony Wayne Services  
☐ Benito Juarez Center  
☐ Catholic Charities of Fort Wayne  
☐ Community Action of Northeast Indiana, Inc.  
☐ Fort Wayne Rescue Mission  
☐ Fort Wayne Urban League, Inc.  
☐ Fort Wayne Womens Bureau  
☐ Indiana Department of Commerce  
☒ Indiana Department of Public Welfare

- ☒ Indiana Dept of Employment & Training Services  
☐ Indiana Institute of Technology  
☐ Indiana Purdue University at Fort Wayne  
☐ Indiana Vocational Rehabilitation Services  
☐ IVY Tech  
☐ JobWorks  
☐ Lutheran Social Services, Inc.  
☒ Wayne Township Trustee

## EXHIBITS

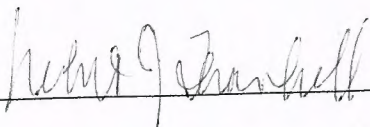
The following exhibits must be attached to the application.

1. Full legal description of property. (Property tax bill legal descriptions are not sufficient.)
2. Check for application fee made payable to the City of Fort Wayne.

<u>Project Cost</u>	<u>Fee</u>
\$0 to 250,000	\$ 500
\$250,001 to 1,000,000	\$ 700
\$1,000,001 and over	\$1,000

3. Owner's Certificate (if applicant is not the owner of property to be designated).

I hereby certify that the information and representation on this application and attached exhibits are true and complete and that no building permit has been issued for construction of improvements, nor has any manufacturing equipment which is a part of this application been purchased and installed as of the date of filing of this application.



Signature of Applicant

9/1/94

Date



Bloom Bop

76- 25326

JAR-EVM  
9-17-76

Thornhill Co.  
P.O. Box 5034  
Fort Wayne, IN  
46810

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that TEXACO INC., formerly The Texas Company, a Delaware corporation, with offices at 332 South Michigan Avenue, Chicago, Illinois 60604, Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration to it in hand paid, receipt whereof is hereby acknowledged, does hereby convey and specially warrant unto ROBERT J. THORNHILL and NORMA G. THORNHILL, husband and wife, of Fort Wayne, Indiana, Grantees, the following described premises situated in the County of Allen, State of Indiana, to-wit:

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SUBJECT, HOWEVER, to taxes and assessments for the year 1976, and thereafter, building lines, covenants, conditions, easements and restrictions or record, party wall rights or agreements, if any, roads and highways and building ordinances.

And the said Grantor, for itself, and its successors, does covenant, promise and agree, to and with the said Grantees, their heirs, administrators, executors and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited, and that the said premises, against all persons lawfully claiming, or to claim the same, by,

Indiana through or under it, it will warrant and forever defend.  
Sale of Real Estate

IN WITNESS WHEREOF, Grantor has caused these presents

aid by  
Grantor  
ate Paid Oct 8, 1976  
Amount Paid \$ 824.00  
Treasurer's Receipt # 279899  
Allen County

DULY ENTERED FOR TAXATION

OCT 8 1976

Jan D. Hebelkaer  
AUDITOR OF ALLEN COUNTY

Instrument J 8430



to be signed by its duly authorized officers and its corporate seal affixed hereto this 24th day of September, 1976.

ATTEST:

TEXACO INC.

Mary K. Dick

Assistant Secretary  
Mary K. Dick

By X W. M. Fisher

W. M. Fisher, Vice President

FORM APPROVED

John A. Ramsey  
JOHN A. RAMSEY

STATE OF NEW YORK

COUNTY OF NEW YORK

} SS.

Before me, a Notary Public in and for said County and State, personally appeared W. M. Fisher, Vice President of Texaco Inc., who acknowledged execution of the foregoing deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and notarial seal this 24th day of September, 1976.

My Commission Expires:

Mary M. Malcom  
Mary M. Malcom, Notary Public

MARY M. MALCOLM

Notary Public, State of New York

No. 30-7678170

Qualified in Nassau County

Cert. Filed in New York County

Commission Expires March 30, 1978

STATE OF ILLINOIS

COUNTY OF COOK

} SS.

Before me, a Notary Public in and for said County and State, personally appeared Mary K. Dick, Assistant Secretary of Texaco Inc., who acknowledged execution of the foregoing deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and notarial seal this 27th day of September, 1976.

My Commission Expires:

October 31, 1976

Emily V. Morrison  
Emily V. Morrison, Notary Public

This instrument was prepared by John A. Ramsey, Attorney, Texaco Inc.



Read the first time in full and on motion by Edmonds, seconded by \_\_\_\_\_, and duly adopted, read the second time by title and referred to the Committee on Finance (and the City Plan Commission for recommendation) and Public Hearing to be held after due legal notice, at the Common Council Conference Room 128, City-County Building, Fort Wayne, Indiana, on Tuesday, the 13<sup>th</sup> day of September, 1994, at 5:30 o'clock P M., E.S.T.

DATED: 8-23-94

Sandra E. Kennedy  
SANDRA E. KENNEDY, CITY CLERK

Read the third time in full and on motion by Belmidt, seconded by \_\_\_\_\_, and duly adopted, placed on its passage. PASSED ~~LOST~~ by the following vote:

	AYES	NAYS	ABSTAINED	ABSENT
TOTAL VOTES	<u>8</u>			<u>1</u>
BRADBURY	<u>✓</u>			
EDMONDS	<u>✓</u>			
GIAQUINTA	<u>✓</u>			
HENRY				<u>✓</u>
LONG	<u>✓</u>			
LUNSEY	<u>✓</u>			
RAVINE	<u>✓</u>			
SCHMIDT	<u>✓</u>			
TALARICO	<u>✓</u>			

DATED: 9-13-94

Sandra E. Kennedy  
SANDRA E. KENNEDY, CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as (ANNEXATION) (APPROPRIATION) (GENERAL)

(SPECIAL) (ZONING) ORDINANCE RESOLUTION NO. R 54-94

on the 9-13-94 day of September, 1994

ATTEST:

(SEAL)

Sandra E. Kennedy  
SANDRA E. KENNEDY, CITY CLERK

Archie Lunsay  
PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 14<sup>th</sup> day of September, 1994, at the hour of 11:00 o'clock A M., E.S.T.

Sandra E. Kennedy  
SANDRA E. KENNEDY, CITY CLERK

Approved and signed by me this 15<sup>th</sup> day of September, 1994, at the hour of 6:15 o'clock P M., E.S.T.

Paul Helmke  
PAUL HELMKE, MAYOR



# FOR USE OF THE DESIGNATING BODY

We have reviewed our prior actions relating to the designation of this economic revitalization area and find that the applicant meets the general standards adopted in the resolution previously approved by this body. Said resolution, passed under IC 6-1.1-12.1-2.5, provides for the following limitations as authorized under IC 6-1.1-12.1-2.

- A. The designated area has been limited to a period of time not to exceed \_\_\_\_\_ calendar years \* (see below). The date this designation expires is \_\_\_\_\_.
- B. The type of deduction that is allowed in the designated area is limited to:
1. Redevelopment or rehabilitation of real estate improvements; ☐ Yes ☐ No
  2. Installation of new manufacturing equipment; ☐ Yes ☐ No
  3. Residentially distressed areas ☐ Yes ☐ No
- C. The amount of deduction applicable for new manufacturing equipment installed and first claimed eligible for deduction after July 1, 1987, is limited to \$ \_\_\_\_\_ cost with an assessed value of \$ \_\_\_\_\_.
- D. The amount of deduction applicable to redevelopment or rehabilitation in an area designated after September 1, 1988 is limited to \$ \_\_\_\_\_ cost with an assessed value of \$ \_\_\_\_\_.
- E. Other limitations or conditions (specify) \_\_\_\_\_
- F. The deduction for new manufacturing equipment installed and first claimed eligible for deduction after July 1, 1991 is allowed for:
- ☐ 5 years ☐ 10 years

Also we have reviewed the information contained in the statement of benefits and find that the estimates and expectations are reasonable and have determined that the totality of benefits is sufficient to justify the deduction described above.

Approved: (signature and title of authorized member) <i>Don J. Schmidt</i> <i>Council Member</i>	Telephone number <i>(219) 427-1208</i>	Date signed (month, day, year) <i>9/13/94</i>
Attested by: <i>Randall E. Kennedy</i> <i>Clk</i>	Designated body <i>Commex Council</i>	

\* If the designating body limits the time period during which an area is an economic revitalization area, it does not limit the length of time a taxpayer is entitled to receive a deduction to a number of years designated under IC 6-1.1-12.1-4 or 4.5 Namely: (see tables below)

NEW MANUFACTURING EQUIPMENT		
For Deductions Allowed Over A Period Of:		
Year of Deduction	Five (5) Year Percentage	Ten (10) Year Percentage
1st	100%	100%
2nd	95%	95%
3rd	80%	90%
4th	65%	85%
5th	50%	80%
6th		70%
7th		55%
8th		40%
9th		30%
10th		25%

REDEVELOPMENT OR REHABILITATION OF REAL PROPERTY IMPROVEMENT			
For Deductions Allowed Over A Period Of:			
Year of Deduction	Three (3) Year Deduction	Six (6) Year Deduction	Ten (10) Year Deduction
1st	100%	100%	100%
2nd	66%	85%	95%
3rd	33%	66%	80%
4th		50%	65%
5th		34%	50%
6th		17%	40%
7th			30%
8th			20%
9th			10%
10th			5%





# STATEMENT OF BENEFITS

State Form 27167 (R3 / 11-91)

Form SB - 1 is prescribed by the State Board of Tax Commissioners, 1989

The records in this series are CONFIDENTIAL according to IC 6-1.1-35-9

FORM  
SB - 1

## INSTRUCTIONS:

This statement must be submitted to the body designating the economic revitalization area prior to the public hearing if the designating body requires information from the applicant in making its decision about whether to designate an Economic Revitalization Area. Otherwise this statement must be submitted to the designating body BEFORE a person installs the new manufacturing equipment, or BEFORE the redevelopment or rehabilitation of real property for which the person wishes to claim a deduction. A statement of benefits is not required if the area was designated an ERA prior to July 1, 1987 and the "project" was planned and committed to by the applicant, and approved by the designating body, prior to that date. "Projects" planned or committed to after July 1, 1987 and areas designated after July 1, 1987 require a STATEMENT OF BENEFITS. (IC 6-1.1-12.1)

Approval of the designating body (City Council, Town Board, County Council, etc.) must be obtained prior to initiation of the redevelopment or rehabilitation or prior to installation of the new manufacturing equipment, BEFORE a deduction may be approved.

To obtain a deduction, Form 322 ERA, Real Estate Improvements and / or Form 322 ERA / PP, New Machinery, must be filed with the county auditor. With respect to real property, Form 322 ERA must be filed by the later of: (1) May 10; or (2) thirty (30) days after a notice of increase in real property assessment is received from the township assessor. Form 322 ERA / PP must be filed between March 1 and May 15 of the assessment year in which new manufacturing equipment is installed, unless a filing extension has been obtained. A person who obtains a filing extension must file the form between March 1 and June 14 of that year.

Property owners whose Statement of Benefits was approved after July 1, 1991 must submit Form CF - 1 annually to show compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)

## SECTION 1: TAXPAYER INFORMATION

Name of taxpayer

Robert J. Thornhill & Norma G. Thornhill

Address of taxpayer (street and number, city, state and ZIP code)

3606 Kirkwood Circle Ft. Wayne, IN 46805

Name of contact person

Robert J. Thornhill

Telephone number

( 219 ) 483-5478

## SECTION 2: LOCATION AND DESCRIPTION OF PROPOSED PROJECT

Name of designating body

Thornhill Oil Company, Inc

Resolution number

Location of property

2920 Connett Avenue

County

Allen

Taxing district

94-Ft. Wayne-Wayne

Description of real property improvements and / or new manufacturing equipment to be acquired (use additional sheets if necessary)

Addition to office building to approximately double size

Estimated starting date

9/20/94

Estimated completion date

12/31/94

## SECTION 3: ESTIMATE OF EMPLOYEES AND SALARIES AS RESULT OF PROPOSED PROJECT

Current number	Salaries	Number retained	Salaries	Number additional	Salaries
18	533200.00	18	533200.00	0	0

## SECTION 4: ESTIMATED TOTAL COST AND VALUE OF PROPOSED PROJECT

	Real Estate Improvements		Machinery	
	Cost	Assessed Value	Cost	Assessed Value
Current values	162,000	54,000		
Plus estimated values of proposed project	145,000	48,333		
Less values of any property being replaced	0			
Net estimated values upon completion of project	307,000	102,333		

## SECTION 5: OTHER BENEFITS PROMISED BY THE TAXPAYER

The expansion at this location will also support a new project to be built next spring in another section of Fort Wayne that will add eight new employees.

## SECTION 6: TAXPAYER CERTIFICATION

I hereby certify that the representations in this statement are true.

Signature of authorized representative

Title

Date signed (month, day, year)





## MEMORANDUM

---

TO: Common Council Members

FROM: Karen A. Lee  
Economic Development Specialist, Department of Economic Development

DATE: September 13, 1994

SUBJECT: Real Property Tax Abatement Application dated for Thornhill Oil Company, Inc. September 13, 1994  
Address: 2920 Connett Avenue, Fort Wayne, Indiana 46802

94-09-09

### Background

**Description of Product or Service Provided by Company:** Supply petroleum throughout northeastern Indiana, mainly Fort Wayne.

**Description of Project:** Thornhill is planning to double the size of its office building as well as update and modernize the exterior of the present building.

Average Annual Wage:	\$29,622	Total Project Cost:	\$145,000
Number of Full Time Jobs to be Created:	0	Councilmanic District:	4th
Number of Part Time Jobs to be Created:	0	Existing Zoning of Site:	M-2

### **Project is Located Within a:**

Designated Downtown Area:	Yes__ No_x_	Redevelopment Area:	Yes__ No_x_
Urban Enterprise Area:	Yes__ No_x_	Platted Industrial Park:	Yes__ No_x_

### Effect of Passage of Tax Abatement

Will allow for the retention of 18 full-time positions.

### Effect of Non-Passage of Tax Abatement

Project will not take place resulting in lost revenue in the community.



**Staff Recommendation**

Per the established policy of the Department of Economic Development, the following recommendations are made:

1. Designation as an "Economic Revitalization Area" should be granted.
2. Designation should be limited to a term of one (1) year.
3. The period of deduction should be limited to ten (10) years.

Signed: Karen A. Fee Title Economic Development Specialist

**Comments**

DIRECTOR: Elizabeth A. New



Admn. Appr. \_\_\_\_\_

DIGEST SHEET

TITLE OF ORDINANCE Declaratory Resolution

DEPARTMENT REQUESTING ORDINANCE Department of Economic Development

SYNOPSIS OF ORDINANCE Thornhill Oil Company, Inc. is requesting a tax abatement to allow them to construct a new addition to their existing facility which would double the size of its office space as well as update and modernize the exterior of the present building.

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EFFECT OF PASSAGE Will allow for the retention of 18 full-time positions.

EFFECT OF NON-PASSAGE Project will not take place resulting in lost revenue for the community.

MONEY INVOLVED (DIRECT COSTS, EXPENDITURES, SAVINGS) \_\_\_\_\_

\_\_\_\_\_

ASSIGNED TO COMMITTEE (PRESIDENT) Donald J. Schmidt



BILL NO. R-94-09-09

REPORT OF THE COMMITTEE ON  
FINANCE  
CLETUS R. EDMONDS - DONALD J. SCHMIDT - CO-CHAIR  
ARCHIE L. LUNSEY  
DAVID C. LONG

WE, YOUR COMMITTEE ON FINANCE TO WHOM WAS

REFERRED AN (~~ORDINANCE~~) (RESOLUTION) designating an "Economic  
Revitalization Area" under I.C. 6.1.1-12.1 for property commonly known as  
2920 Connett Avenue, Fort Wayne, Indiana 46802 (Thornhill Oil Company, Inc.)

HAVE HAD SAID (~~ORDINANCE~~) (RESOLUTION) UNDER CONSIDERATION  
AND BEG LEAVE TO REPORT BACK TO THE COMMON COUNCIL THAT SAID  
(~~ORDINANCE~~) (RESOLUTION)

DO PASS

DO NOT PASS

ABSTAIN

NO REC

<u>Cletus R. Edmonds</u>			
<u>Donald J. Schmidt</u>			
<u>Archie L. Lunsey</u>			
<u>David C. Long</u>			

DATED: 9-13-94

Sandra E. Kennedy  
City Clerk